

City Council
Atlanta, Georgia

10- 0 -0505

AN ORDINANCE
BY: ZONING COMMITTEE

Z-06-37/Z-10-05
Date Filed: 2-22-10

AN ORDINANCE TO AMEND ORDINANCE 06-O-0776 THAT REZONED PROPERTY FROM THE R-4 (SINGLE-FAMILY RESIDENTIAL) DISTRICT TO THE O-I-C (OFFICE-INSTITUTIONAL-CONDITIONAL) DISTRICT, FOR PROPERTY LOCATED AT 2812 PIEDMONT ROAD, N.E. FOR THE PURPOSE OF A CHANGE OF CONDITIONS.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the city of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **2812 Piedmont Road, N.E.**, be changed from O-I-C (Office Institutional-Conditional) District to O-I-C (Office Institutional-Conditional) District , for the purpose of a change of conditions, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 60, 17th District, Fulton County, Georgia, being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

EXHIBIT "A"

All that tract or parcel of land lying and being located in Land Lot 60 of the 17th District of Fulton County, Georgia and being shown on a Plat of Property of Inman Park Properties, Inc. by McClung Surveying Services, Inc. by Michael R. Noles, Georgia Registered Land Surveyor No. 2646, dated July 9, 2004 and being more fully described as follows:

The True Point of Beginning is at the intersection of the northerly right of way of East Wesley Road (50 foot R/W) and the westerly right of way of Piedmont Road (80 foot R/W);

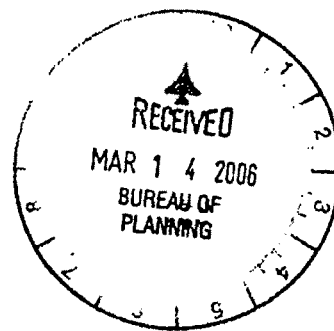
Thence running along the westerly right of way of Piedmont Road, North 06 degrees 45 minutes 04 seconds East, a distance of 104.74 feet to a rebar set;

Thence leaving the right of way of Piedmont Road and running North 85 degrees 55 minutes 38 seconds West, a distance of 97.87 feet, to an open top on the east side of a twenty foot alley;

Thence running along the east side of said Alley, South 06 degrees 54 minutes 23 seconds West, a distance of 108.35 feet to a rebar set on the northerly right of way of East Wesley Road;

Thence running along the northerly right of way of East Wesley Road, South 88 degrees 01 minutes 19 seconds East, a distance of 98.40 feet to a point on the westerly right of way of Piedmont Road being the True Point of Beginning.

Said tract or parcel containing 10,431 square feet or 0.239 acres and being known as 2812 Piedmont Road using the present system of numbering in the City of Atlanta, Georgia.



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